

THE RIDGES HOMEOWNERS ASSOCIATION (RHOA)

2025 Contact Information

Mail: The Ridges HOA
c/o PJ Morgan Real Estate
7001 Dodge Street
Omaha, NE 68114

Email: RHOA@ridgeshoa.com

Website: www.ridgeshoa.com

2024- 2025 Board of Directors: (Board positions will be voted on at July Board meeting)

Dustin Heng	RHOA@ridgeshoa.com
Kathrine Bjorkman	RHOA@ridgeshoa.com
Jeff Hultgren	RHOA@ridgeshoa.com
Scott Lacey	RHOA@ridgeshoa.com
Tyson Uptagraft	RHOA@ridgeshoa.com
Jason Steele	RHOA@ridgeshoa.com
Ryan Oswald	RHOA@ridgeshoa.com
Christopher McDonald	RHOA@ridgeshoa.com
Christopher Kankousky	RHOA@ridgeshoa.com

Property Management:

PJ Morgan Real Estate

402-397-7775 or RHOA@ridgeshoa.com

Contact the RHOA property manager via email at RHOA@ridgeshoa.com to report needed maintenance or repairs for mailboxes, sprinklers, neighborhood signs, playground equipment or grounds, to attend Board meetings, to reserve practice times on the ball fields, to RSVP for events, for title company payment information, for annual dues and billing questions, and for general questions, comments or information.

Design Review Board (DRB)

All changes or improvements to the exterior of homes or landscape must receive express written approval from the DRB prior to the start of any project!

For Design Criteria information or to submit a Design Approval Application, open the Design Review Board document on the Document & Forms page at The Ridges website at www.ridgeshoa.com.

If you have DRB-related questions or comments, contact the DRB at DRB@ridgeshoa.com.

Neighborhood Social Media

If you are a resident of The Ridges and would like to interact with other residents of The Ridges directly, request an invitation link from RHOA at RHOA@ridgeshoa.com to join the private social website, Nextdoor The Ridges, exclusively for The Ridges' residents.

City-County Services:

Emergency or crime in progress

Omaha Police Department (OPD) website	www.opd.ci.omaha.ne.us
OPD non-emergency	402-444-4877
OPD Southwest Precinct	402-444-5794
OPD "house sit" requests	402-444-6116
Neighborhood Watch Program	402-444-4873
Douglas County non-emergency	402-444-5802
For email alerts on reported crimes in our area	www.crimemapping.com
Omaha-Douglas County general information	402-444-7000
Omaha-Douglas County website	www.ci.omaha.ne.us
To report issues via smartphone or tablet	download Omaha Mobile App
Mayor's Office	402-444-5000
Mayor's Hotline (graffiti, etc)	402-444-5555
Arson Hotline	402-444-5500
Fire Department public education	402-444-5760
Fire Department smoke detector install/check	402-444-3849
City Council	402-444-5520
District 5 council member Rich Pahls	402-444-5528
District 6 council member Franklin Thompson	402-444-5523
Permits & Inspections	402-444-5363
Code Enforcement for weeds, litter and trees	402-444-5910
Garbage, Recycling & Yard Waste	402-492-5238
Sanitary, Storm Water or Sewer Issues	402-444-5332
Sidewalk Repair	402-444-5283 or 402-444-5266
Potholes, Street Repairs or Snow Removal 24-hr	402-444-4919
Traffic Engineer (objects in street)	402-444-5101
Traffic Light Out or Sign Down	402-444-5160
Register of Deeds-liens, property records & info	402-444-7162
Treasurer (property taxes)	402-444-7272
Parks, Recreation & City Forester	402-444-5900
NE Humane Society (barking/aggressive dogs)	402-444-7800 or www.nehumanesociety.org

Utilities and Miscellaneous:

Omaha Public Power District (electricity)	402-536-4131 or Emergency: 1-300-554-6773
Metropolitan Utilities District (gas & water)	402-554-6666 or Emergency: 402-554-7777
One Call (Digger's Hotline)	811

Cherry Ridge Pools

Tim with Best Pools

402-598-1035

Shadow Ridge Country Club & Golf Course

Club House

402-333-4020

Pro Shop

402-333-0500

Pool, Fitness & Tennis Center

402-333-3525